

27 August, 2013.

LLANELLI RURAL COUNCIL

Minute Nos: 165 – 173

At a Meeting of the **PLANNING AND LIAISON COMMITTEE** of the Llanelli Rural Council held at the Council Chamber, Vauxhall Buildings, Vauxhall, Llanelli, on Tuesday, 27 August, 2013, at 4.45 p.m.

Present: Cllr. M. L. Evans (Chairman)

Cllrs.

L. J. Butler	H. J. Evans
S. M. Caiach	A. G. Morgan
S. L. Davies	W. V. Thomas

165. APOLOGIES FOR ABSENCE

Apologies for absence were received from Cllrs. T. J. Jones and S. N. Lewis.

166. CHAIRMAN'S ANNOUNCEMENT

The Chairman informed Members that the Chairman of Council, Cllr. T J Jones, had been a patient at Prince Philip Hospital.

RESOLVED that the Council's best wishes for a speedy recovery be conveyed to Cllr. Jones.

167. MEMBERS' DECLARATIONS OF INTEREST

No declarations of interest were made.

**168. PLANNING APPLICATIONS
TOWN AND COUNTRY GENERAL
DEVELOPMENT PROCEDURE ORDER 1995**

Consideration having been given to planning applications received, it was

RESOLVED as follows:-

27 August, 2013.

Application No./ Development	Applicant/Location	Recommendation
S/28464 Car Park Extension	Glasgow City Council Land adjacent to Unit 1 Parc Pemberton Retail Park Llanelli	That the information be noted.

Application withdrawn - consent had been required for extension of existing car park to provide an additional 24 car parking spaces with associated lighting column.

S/28646 Alterations	Mrs L Daniel Brynderwen Five Roads	NO OBJECTION provided: 1. The alterations had no detrimental impact on the original character of the dwelling. 2. The proposal being subordinate to the main dwelling in terms of scale and massing and on the overall footprint.
-------------------------------	--	--

Consent was required for proposed material alterations to the existing house, a new double garage, pitched roof to the rear extension, porch & boundary wall with associated external works.

S/28668 Extension	Mr B Jones Ivy Cottage Five Roads	OBJECTION
-----------------------------	---	------------------

Objection on the following grounds:

1. Cumulatively the proposed two storey extension when combined with the previous two story extension to the property would not be subordinate in scale or external appearance to the original dwelling and would result in the overdevelopment of the property to the detriment of its character and appearance.
2. The general scale and design of the extension would be visually discordant with the appearance of the dwelling and would detract from its general appearance.

Consent was required for a proposed two storey extension.

S/28690 Extension	Carmarthenshire County Council Millennium Coastal Path Pwll	NO OBJECTION
-----------------------------	---	---------------------

Consent was required to strengthen the existing coastal defence by repairing and upgrading the stone revetment which was in poor condition.

27 August, 2013.

Application No./ Development	Applicant/Location	Recommendation
S/28691 Garage/Workshop	Mr S Rice 68 Cwmbach Road Llanelli	NO OBJECTION

Retrospective consent was required for retention of detached single storey garage and workshop.

S/28701 Dwelling	Miss N Gibbon Land at Pantygroes Cynheidre	OBJECTION
----------------------------	--	-----------

Objection unless:

1. Satisfactory evidence was provided to affirm the development as being for 'local needs'.
2. There was no highway safety concern.

Consent was required for proposed detached house type dwelling – local needs.

169. PLANNING APPLICATIONS DETERMINED UNDER THE CLERK'S DELEGATED POWERS

Members were informed that the Clerk had dealt with the following planning applications under the scheme of delegated powers:

Application No./ Development	Applicant/Location	Response
S/28602 Extension	Mr & Mrs Sell Gwernllwyn Trimsaran Road Llanelli	NO OBJECTION
S/28618 Site Board	Welsh Government Land near Dafen Industrial Estate Llanelli	NO OBJECTION

Consent was required for a double storey extension.

Consent was required for the placing of an advertising site board for industrial land.

27 August, 2013.

Application No./ Development	Applicant/Location	Response
S/28619 Dwelling	Mr P Barriscale Land adjacent to 50 Tanygraig Road Llwynhendy	NO OBJECTION provided: 1. There was no detrimental impact on highway safety. 2. There was no detrimental impact on the amenity and privacy of neighbouring dwellings. 3. The proposed dwelling being compatible in terms of scale and massing with existing dwellings.

Consent was required for a proposed detached dwelling.

**170. DRAFT CARMARTHENSHIRE LOCAL DEVELOPMENT PLAN –
FOCUSED CHANGES AND SUPPLEMENTARY PLANNING
GUIDANCE CONSULTATION**

Members considered correspondence received from the Forward Planning and Conservation Manager, Carmarthenshire County Council regarding the draft Local Development Plan (LDP) and the Clerk's explanatory letter dated 8 August, 2013. Members were informed that the Clerk had written to all Council Members encouraging them to respond to this latest round of consultation. It was confirmed that any observations which Councillors wished to make should be sent in writing on the attached forms provided by 4.30 p.m. on 13 September, 2013. It was also confirmed that the observations/comments should only be related to the focussed changes within the LDP.

RESOLVED that the preliminary action carried out by the Clerk in writing to all Council Members about the subject matter be noted and that the information received during the meeting be noted.

**171. TOWN & COUNTRY PLANNING ACT 1990 SECTION 257 –
STRADEY PARK FOOTPATH DIVERSION – PRE-ORDER
CONSULTATION**

Correspondence was received from the Senior Rights of Way Officer, Carmarthenshire County Council, in respect of the above diversion to footpath 72/35.

Following a discussion, it was

RESOLVED that the diversion proposals be noted.

27 August, 2013.

172. TEMPORARY ROAD CLOSURE – ELGIN ROAD, PWLL

Correspondence was received from the Head of Transport and Engineering, Carmarthenshire County Council, notifying the temporary closure of Elgin Road, Pwll from 0800 hours Monday, 23 September, 2013 to 1800 hours Friday, 27 September, 2013 to carry out carriageway resurfacing works.

RESOLVED that the information be noted.

173. TY MAWR FARM, FIVE ROADS, LLANELLI - SITE VISIT

Further to Minute No. 143 (S/27557) correspondence was received from the Head of Planning, Carmarthenshire County Council, informing that a site visit was to be carried out at Ty Mawr Farm, Five Roads, Llanelli on 27 August, 2013.

RESOLVED that the information be noted.

.....

The meeting concluded at 5.07 p.m.

.....

The afore-mentioned Minutes were declared to be a true record of the proceedings and signed by the Chairman presiding thereat and were, on 10 September, 2013, adopted by the Council.